

## Library Bond Act Grant Applications - Cycle 1

### Office of Library Construction Findings

<i>Project Name [Number]</i>	<b>San Ysidro Branch Library 1050</b>	<i>Current Square Footage</i>	<b>4,089</b>
<i>Applicant</i>	<b>San Diego, City of</b>	<i>Project Square Footage</i>	<b>29,059</b>
<i>Operating Library Jurisdiction</i>	<b>San Diego Public Library</b>	<i>Service Area Population:</i>	<b>32,374</b>
<i>Project Type</i>	<b>New Library</b>		
<i>Project Priority</i>	<b>1st</b>	<i>Anticipated Construction Start Date:</i>	<b>4/28/2003</b>
<i>Joint Use Type</i>	<b>Joint Venture</b>		
<i>Multipurpose?</i>	<b>YES</b>	<i>Total Library Project Amount</i>	<b>\$14,685,659</b>
<i>Leased Site:</i>	<b>NO</b>	<i>State Grant Amount</i>	<b>\$9,545,678</b>

#### **Bond Act Factors** [California Code of Regulations Title 5, Section 19998 (a)]

	<b>Rated</b>	<b>Other</b>
<i>Needs of urban and rural areas:</i>		<b>[see map]</b>
<i>Population growth:</i>		<b>988%</b>
<i>Financial capacity of applicant to open and maintain operation of the library (new libraries only):</i>		<b>Yes</b>
<i>Age and condition of existing library:</i>	<b>Poor Condition ( = Very Good )</b>	
<i>Inadequacy of the existing library in meeting needs of residents and the response of proposed project to meeting the needs:</i>	<b>Very Good</b>	
<i>Plan of Service integrates appropriate electronic technology:</i>	<b>Very Good</b>	
<i>Appropriateness of proposed site for the proposed project:</i>	<b>Very Good</b>	
<b>Overall Rating:</b>		<b>Very Good</b>

#### **Summary of Review Panel Comments**

**Population Growth** 988.2%

**Age and Condition** The library was built in 1924 and was renovated in 1983. Major deficiencies of the existing library: inadequate technology infrastructure, with the maximum number of PCs being 7; asbestos is present throughout the building; wood is suffering from dry rot and termites; inadequate building insulation; inadequate HVAC system; inappropriate load-bearing capacity for modern library; mechanical systems at maximum life cycle; lack of fire sprinkler system; poor acoustical control; inadequate space for all services and functions.

**Needs of residents/response of proposed project to needs** The needs assessment process included gathering input from a broad range of residents via a variety of methods including focus groups, stakeholder interviews, community meetings, and surveys. Demographic analysis was thorough and led to logical service needs conclusions. Needs of K-12 students were considered throughout the planning process.

The plan of service addresses the needs assessment findings. Goals and objectives are current and clearly written, and implementation of the services are clearly described. Service indicators are primarily statistical and will not assist in assessing the quality and usefulness of the services. Career Center materials will be provided for all ages and will be in Spanish and English.

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The building program flows from the needs assessment but has numerous appendices that contain repetitive information, making the document difficult to use. The general requirements section is detailed enough to communicate the applicant's intentions and includes specific information about telecommunications requirements.

Conceptual plans: This is a multipurpose project in which the library will occupy the second floor of a commercial development. The conceptual drawings implement most of the requirements of the building program. The groupings of major areas do not coincide with the building program, causing difficulty in verifying that the square footages shown on the drawings match the building program. Only actual square footages are shown on the floor plan, also requiring cross-referencing the building program. Only major areas, not individual spaces, are shown on the floor plan. Actual square footages do not appear to match building program square footages found in Appendix A.

Joint Use Agreement: Career Center & Family Literacy Center The agreement does not represent a partnership between the two parties, but more closely resembles the types of library services that are provided by a public library in the course of providing library services for all user groups in the service area. The only contribution by the school district appears to be placement of current textbooks in the public library. Funding is mentioned only peripherally in that the city will be funding the operation of the library. While the number and levels of staffing for the library are included in the agreement, there is no indication of their roles in the joint venture services.

**Plan of Service Integrates Appropriate Technology** Recognition of the importance of technology to public library services was evident throughout the planning documents, and appropriate uses of technology were applied to the plan of service and building program. Specific uses of technology include: wireless technology; "smart" cards; literacy software; career, and college, and job-related electronic resources.

**Appropriateness of Proposed Site** The proposed site is not geographically centered, but is within 2 miles of the farthest point in the community and within 1 mile of the densest population area, which represents over half the population. It lies within the San Ysidro Redevelopment Area, and will be located on the second floor of a shopping center. There are 6 schools within 1 1/2 miles of the site. The physical barrier presented by Interstate 5, which divides the city, is mitigated by pedestrian bridges and adequate automobile access. There is one public transit stop within 1/4 mile of the proposed site, and 2 trolley stations are within a mile. Bicycle routes run throughout the community. The proposed site will be a part of a shopping center. The visual record of the site shows multi-facility residential areas in close proximity.

**Financial Capacity** The applicant has committed to the on-going operation of the completed library.